

**County Wicklow Residential Zoned Land Tax (RZLT)**

**Submission Template**

**A: Details of person / representative / agent making submission**

|  |  |
| --- | --- |
| **Name** |  |
| **Address** | (include Eircode please) |
| **Phone No.** |  |
| **Email Address** |  |

**If you are the landowner of the lands that are the subject of this submission, or making the submission on behalf of the landowner, please complete Part (B) of this form.**

**If you are not the landowner of the lands that are the subject of this submission or making the submission on behalf of the landowner, (i.e. you are a ‘third party’) please complete Part (C) of this form.**

Please be advised that personal information will be redacted before publishing.

**B: Landowner Submission**

|  |  |
| --- | --- |
| **Town** |  |
| **Landowner name** |  |
| **Landowner address** | (include Eircode if known) |
| **Landowner phone** |  |
| **Landowner email** |  |
| **Address of site** | (include Eircode if known) |
| **Site description** | (if address is unclear) |
| **Site Area** |  |

|  |  |
| --- | --- |
| **Maps / information to accompany submission** | Check |
| Have you included the **required** Ordnance Survey map showing the lands at an appropriate scale i.e. 1:1000 in urban areas or 1:500 in rural area, clearly identifying the map in question? |  |
| Have you included proof of ownership? |  |

|  |  |
| --- | --- |
| **Are you:** | Check |
| **Challenging the inclusion of certain lands on the map?** |  |
| **Challenging the date that lands are considered to be ‘in scope’?** |  |
| **Requesting a change in zoning?** |  |
| **Identifying additional lands that you believe should be shown on the maps?** |  |
| **Grounds for your submission** (you can set out grounds on this form, or attach a separate document)  Please see Advice Note 1 at end of this document with respect to the grounds for inclusion for the RZLT.  Please see Advice Note 2 at end of this document with respect to requests for a change in zoning. | |

**C: Third Party Submission**

|  |  |
| --- | --- |
| **Town** |  |
| **Landowner name** | (if known) |
| **Landowner address** | (include Eircode if known) |
| **Landowner phone** | (if known) |
| **Landowner email** | (if known) |
| **Address of site** | (include Eircode if known) |
| **Site description** | (if address is unclear) |
| **Site Area** | (if known) |

|  |
| --- |
| **Please include a map if available**  Please be advised that where we cannot identify the land we may not be able to take your submission into account. |

|  |  |
| --- | --- |
| **Are you:** | Check |
| **Challenging the inclusion of certain lands on the map?** |  |
| **Challenging the date that lands are considered to be ‘in scope’?** |  |
| **Identifying additional lands that you believe should be shown on the maps?** |  |
| **Grounds for your submission** (please see Advice Note. 1 at end of this document)  (you can set out grounds on this form, or attach a separate document) | |

**Advice Note 1**

**Criteria for inclusion on the map - any submission to exclude or include land should make reference to these criteria:**

Land is deemed in scope for the RZLT is lands that –

(a) is included in a development plan, in accordance with section 10(2) (a) of the Act of 2000, or local area plan, in accordance with section 19(2)(a) of the Act of 2000, zoned -

(i) solely or primarily for residential use, or

(ii) for a mixture of uses, including residential use,

(b) it is reasonable to consider may have access, or be connected, to public infrastructure and facilities, including roads and footpaths, public lighting, foul sewer drainage, surface water drainage and water supply, necessary for dwellings to be developed and with sufficient service capacity available for such development, and

(c) it is reasonable to consider is not affected, in terms of its physical condition, by matters to a sufficient extent to preclude the provision of dwellings, including contamination or the presence of known archaeological or historic remains,

but which is not land -

(i) that is referred to in paragraph (a)(i) and, having regard only to development (within the meaning of the Act of 2000) which is not unauthorised development (within the meaning of the Act of 2000), is in use as premises, in which a trade or profession is being carried on, that is liable to commercial rates, that it is reasonable to consider is being used to provides services to residents of adjacent residential areas,

(ii) that is referred to in paragraph (a)(ii), unless it is reasonable to consider that the land is vacant or idle,

(iia) the development of which would not conform with -

(I) in a case in which the land is zoned in a development plan, the phased basis in accordance with which development of land is to take place under the plan, as detailed in the core strategy included in that plan in accordance with section 10(2A)(d) of the Act of 2000, or

(II) in a case in which the land is zoned in a local area plan, the objective, consistent with the objectives and core strategy of the development plan for the area in respect of which the local area plan is prepared, of development of land on a phased basis, included in the local area plan in accordance with section 19(2) of the Act of 2000,

on the date on which satisfaction of the criteria in this section is being assessed,

(iii) that it is reasonable to consider is required for, or is integral to, occupation by -

(I) social, community or governmental infrastructure and facilities, including infrastructure and facilities used for the purposes of public administration or the provision of education or healthcare,

(II) transport facilities and infrastructure,

(III) energy infrastructure and facilities,

(IV) telecommunications infrastructure and facilities,

(V) water and wastewater infrastructure and facilities,

(VI) waste management and disposal infrastructure, or

(VII) recreational infrastructure, including sports facilities and playgrounds,

(iv) that is subject to a statutory designation that may preclude development, or

(v) on which the derelict sites levy is payable in accordance with the Derelict Sites Act 1990.

**Advice Note 2**

**Rezoning request**

Where land is identified on the annual draft map as being subject to the residential zoned land tax and where the land identified on the draft map is included in a development plan or local area plan in accordance with section 10(2)(a) or 19(2)(a) of the Act of 2000 zoned -

(i) solely or primarily for residential use, or

(ii) for a mixture of uses, including residential use,

a person may on or before **31 May 2024,** in respect of aforementioned land that such a person owns, make a submission to Wicklow County Council requesting a variation of the zoning of that land.

**Any such submission should include evidence of ownership, detailed reasons for any rezoning request, along with a map to a scale of 1:1,000 (urban) or 1:2,500 (rural) clearly identifying the relevant plot of land.**

Any such written rezoning requests received by 31 May 2024 other than such elements of a submission which may constitute personal data, shall be published on the website maintained by Wicklow County Council concerned not later than 10 June 2024.

All rezoning requests made will be considered by Wicklow County Council having regard to the proper planning and sustainable development of the area.